

SHEFFIELD CENTER FOR SALE OR FOR LEASE

NORTH RIDGE ROAD
LORAIN, OH



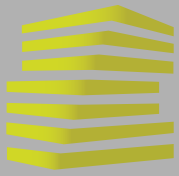
SITE

Elyria Ave 5115 (2025)

N Ridge Rd 13,058 (2025)

Lake Ave 5828 (2025)



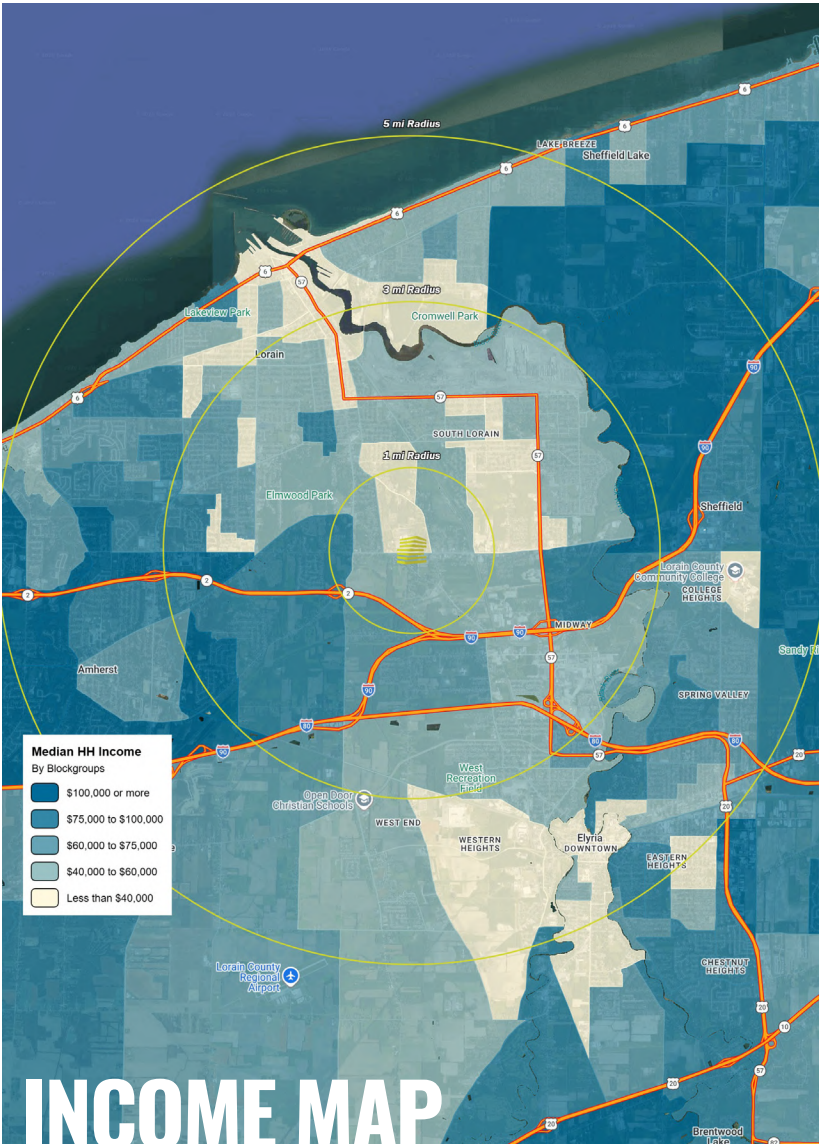


NORTH RIDGE ROAD

NEIGHBORHOOD VIBE

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TRADE AREA OVERVIEW

THE LORAIN AREA IN OHIO IS A VIBRANT REGION LOCATED ALONG THE SHORES OF LAKE ERIE, ABOUT 30 MILES WEST OF CLEVELAND. LORAIN, SITUATED JUST EAST OF AMHERST, IS A MAJOR PORT CITY THAT PLAYED A PIVOTAL ROLE IN SHIPPING AND INDUSTRY, PARTICULARLY THROUGH ITS EXTENSIVE WATERFRONT AND SHIPPING FACILITIES.

LORAIN COUNTY COMMUNITY COLLEGE SERVES AS AN IMPORTANT EDUCATIONAL INSTITUTION IN THE REGION, PROVIDING OPPORTUNITIES FOR HIGHER EDUCATION AND WORKFORCE DEVELOPMENT.

THE DOWNTOWN AREA LORAIN OFFERS A BLEND OF HISTORIC CHARM AND MODERN AMENITIES, WITH A VARIETY OF SHOPS, RESTAURANTS, AND CULTURAL ATTRACTIONS. LORAIN IS HOME TO THE BEAUTIFUL LORAIN LIGHTHOUSE AND THE HISTORIC PALACE THEATRE, WHICH HOST NUMEROUS EVENTS AND PERFORMANCES THROUGHOUT THE YEAR.

OUTDOOR ENTHUSIASTS CAN ENJOY THE MANY PARKS AND RECREATIONAL AREAS IN THE REGION, INCLUDING LORAIN'S LAKEVIEW PARK, WHICH OFFERS STUNNING LAKEFRONT VIEWS, PICNIC AREAS, AND SPORTS FACILITIES. THE NEARBY BLACK RIVER RESERVATION PROVIDES TRAILS FOR HIKING, BIKING, AND BIRDWATCHING, MAKING IT A POPULAR DESTINATION FOR NATURE LOVERS.

WITH ITS RICH HISTORY, STRONG SENSE OF COMMUNITY, AND ACCESS TO OUTDOOR ACTIVITIES, THE LORAIN AREA IS AN APPEALING PLACE FOR RESIDENTS AND VISITORS ALIKE, RECOGNIZED FOR ITS QUALITY OF LIFE AND ECONOMIC POTENTIAL.

DEMOGRAPHICS

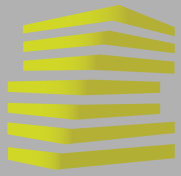
	1 mile	3 mile	5 mile
POPULATION	3,477	52,166	138,060
HOUSEHOLDS	1,554	21,856	58,840
EMPLOYEES	2,829	41,808	111,310
MED HH INCOME	\$44,523	\$53,074	\$62,026

AREA RETAIL | RESTAURANTS



DOLLAR GENERAL®



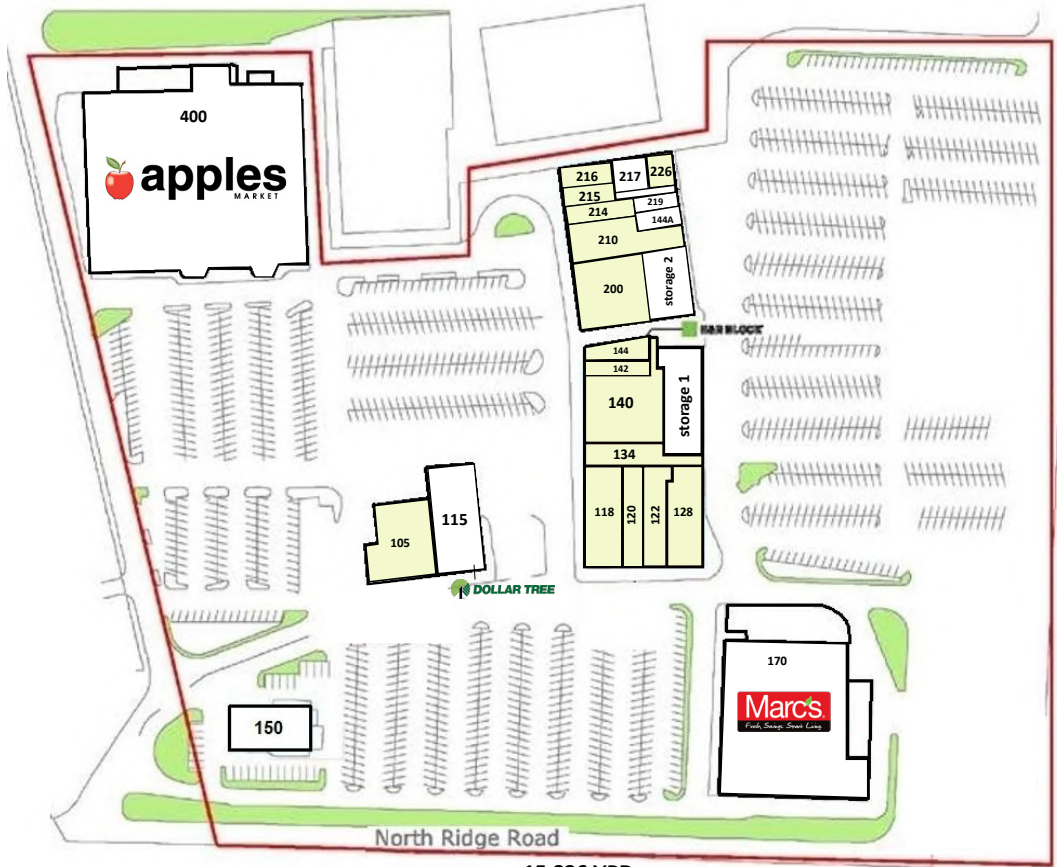


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ZOOM AERIAL & DETAILS

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Suite	Tenant	Square Feet
105	Available	9,000
115	Dollar Tree	8,400
118	Available	6,500
120	Available	1,500
122	Available	3,051
128	Available	5,000
134	Available	2,400
140	Available	9,000
142	Available	1,264
144	Available	2,100
144A	Available	500
150	White's Auto Care	5,200
170	Marc's	35,000
200	Available	8,000
210	Available	7,120
214	Available	1,875
215	Available	1,260
216	Available	2,240
217	Manager's Office	N/A
219	Maintenance Room	N/A
226	Available	1,361
400	Apple's	66,120
ST1	Storage 1	7,500
ST2	Storage 2	4,100

LEASED
 AVAILABLE

- **MULTIPLE LEASING OPPORTUNITIES RANGING FROM 1,200–9,000 SF**
- **NEIGHBORING RETAILERS INCLUDE: APPLE'S, MARC'S, DOLLAR GENERAL, H&R BLOCK & BUCKEYE BANK**
- **SITUATED IN A WELL-TRAVELED RETAIL CORRIDOR IN LORAIN WITH STRONG VISIBILITY ALONG NORTH RIDGE RD**
- **CONVENIENT ACCESS TO I-90/SR-2, SR-57 AND I-80 (OHIO TURNPIKE)**